

# \$1,149,900 - 2119 5 Street Sw, Calgary

MLS® #A2192060

**\$1,149,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.10 Acres

Cliff Bungalow, Calgary, Alberta

Great Investment Opportunity in the heart of Cliff Bungalow! This well-maintained 6-unit building is an ideal choice for investors seeking a property near all key amenities, transit, universities, and downtown. The building includes 3 two-bedroom units, 2 one-bedroom units, and 1 bachelor unit, plus 3 storage units, a laundry area, and off-street parking for 5 vehicles with plug-ins. Steps from the #3 bus route and with quick access to Erlton C-Train Station, future tenants will enjoy convenient public transport options. The property currently generates a gross annual income of \$94,500 and is located near the shops and restaurants of 17th Ave SW and 4 St SW.

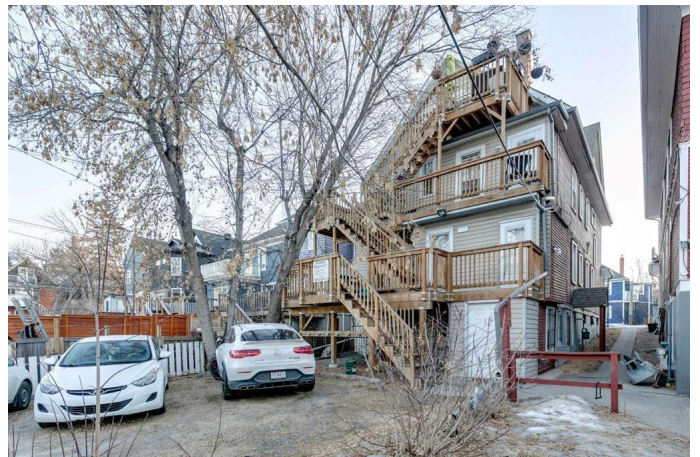
Built in 1912

## Essential Information

MLS® #	A2192060
Price	\$1,149,900
Bathrooms	0.00
Acres	0.10
Year Built	1912
Type	Commercial
Sub-Type	Multi Family
Status	Active

## Community Information

Address 2119 5 Street Sw



Subdivision	Cliff Bungalow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 2B5

### **Amenities**

Parking Spaces	5
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### **Interior**

Heating	Boiler, Natural Gas, Steam
Cooling	None

### **Exterior**

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 3rd, 2025
Days on Market	85
Zoning	M-CG

### **Listing Details**

Listing Office	Royal LePage Benchmark
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